

NOTICE

Notice is hereby given that a public hearing will be held by the Middletown Zoning Board of Review at the Oliphant School / Administration Building-on-Tuesday- January 22, 2008 at 7:00 P.M.

Petition Of: Nicholas and Karyn Downes- 53 Green End Ave- Middletown, RI- (owners)- for a Variance from Sections 603, 701& 803G - To construct a 47' x 24' two story garage with a rear yard setback of 29' where 50' is required. Said real estate located at 53 Green End Ave. and further identified as Lot 162 on Tax Assessor's Plat 109NE.

Petition Of: William Armstrong- 2 Sunset Hill Rd.- Middletown, RI- (owner)- for a Variance from Sections 603, 701 & 803G - To construct a 68' x 29' second floor addition with a front yard setback of 27' where 40' is required and a right side yard setback of 4' where 20' is required. Said real estate located at 2 Sunset Hill Rd. and further identified as Lot 45 on Tax Assessor's Plat 122.

Petition Of: Newport Landings, LLC- Middletown, RI- (owner)- by their attorney Patrick O'N Hayes, Jr. Esq.- 31 Americas Cup Ave.- Newport, RI- for a Special Use Permit from Sections 1211, Table 12-3 To allow a 24 sq. ft. freestanding sign where 16 sq. ft. is allowed. Said real estate located at Coddington Hwy and further identified as Lot 1

(portion) on Tax Assessor's Plat 107SW.

Petition Of: Church Community Housing Corporation- Neecee M Tremblay- 18 Rosedale Ave.- Middletown, RI- (owners)- Tony Borges- (applicant)- for a Variance from Sections 603, 701 & 803G- To construct an 8' x 12' deck with a rear yard setback of 23' where 30' is required. Said real estate located at 18 Rosedale Ave. and further identified as Lots 212 & 551 on Tax Assessor's Plat 108NW

Petition Of: Thomas J. & Nancy Moore- 577 Green End Ave.- Middletown, RI- (owners)- for a Variance from Sections 603 & 701 - To construct a 24' x 60' one story detached garage with a left side yard setback of 15' where 30' is required and to increase lot coverage to 17.3% where 15% is allowed. Said real estate located at 577 Green End Ave. and further identified as Lot 306 on Tax Assessor's Plat 120.

Petition Of: Richard C. Loebis Jr.- 101 Indian Ave.- Middletown, RI- (owner)- Chris Arner (applicant)- for a Variance from Sections 603, 701, & 803G - To construct a 5' x 9' second story deck with a left side yard setback of 5' where 30' is required. Said real estate located at 101 Indian Ave. and further identified as Lot 59 on Tax Assessor's Plat 130.

Petition Of: David & Helen Lincoln- 1108 Green End Ave.- Middletown, RI- (owners)- for a Variance from Sections 603, 701, & 803G – to construct a 5'-6" x 8' addition to the existing breezeway with a rear

yard setback of 44' where 60' is required. Said real estate located at 1108 Green End Ave. and further identified as Lot 39 on Tax Assessor's Plat 125.

Petition Of: Bancroft Partners, LLC- 1100 Aquidneck Ave.- Middletown, RI- (owner)- by their attorney Robert M. Silva, Esq.- for a Special Use Permit from Sections 803A- To allow the alteration of a non-conforming use (multi-family residential condominium structure) by the construction of a six unit ancillary storage structure, pursuant to plans filed herewith. Said real estate located at 575 Tuckerman Ave. and further identified as Lot 127 on Tax Assessor's Plat 122.

**MIDDLETOWN ZONING BOARD OF REVIEW
PETITIONS CONTINUED JANUARY 22, 2008**

Petition Of: 985 East Main Rd., LLC-c/o David P. Martland Esq.-1100 Aquidneck Ave.-Middletown, RI-for a Variance from Sections 602, 702, 804, 1504, 1505 and all applicable provisions of the ordinance-to allow the demolition of an existing 36 unit hotel/multi-family dwelling use and the construction of a 36 unit multi-family dwelling project. (all 2 bedrooms units) (14 allowed) to be located in two buildings (1

allowed) in an R-30 zoning district, resulting in greater density and less open space than is required. Said real estate located at 985 East Main Rd. and further identified as Lot 20 on Tax Assessor's Plat 118.

Petition Of: 985 East Main Rd., LLC-c/o David P. Martland Esq.-1100 Aquidneck Ave.-Middletown, RI-for a Special Use Permit-from Sections 802, 803 (A), 1500 et seq.-to permit the alteration, extension and enlargement of an existing non-conforming use; namely, a 36 unit hotel multi-family dwelling project by the demolition of the existing structures and the construction of a 36 unit multi-family project. Said real estate located at 985 East Main Rd. and further identified as Lot 20 on Tax Assessor's Plat 118.

Petition Of: Kim Fuller – 150 Forest Ave.- Middletown, RI (owner)- for a Variance from Sections 702 A. - to allow 2 dwelling units on 1 lot. Said real estate located at 150 Forest Ave. and further identified as Lot 17 on Tax Assessor's Plat 112.

Petition Of: Kim Fuller – 150 Forest Ave.- Middletown, RI (owner)- for a Variance from Sections 702 A. - to allow 2 dwelling units on 1 lot. Said real estate located at 150 Forest Ave. and further identified as Lot 17 on Tax Assessor's Plat 112.

Petition Of: Middletown Plaza, LLC- 255 Lambert Lind Highway, Warwick, RI (owner)- by their attorney David P. Martland, Esq.- 1100 Aquidneck Ave., Middletown, RI- for a Special Use Permit from Sections 1211.C.2.b - to allow a 12.5 sq. ft. building-mounted sign

where 9.5 sq. ft is permitted. Said real estate located at 898 West Main Rd. and further identified as Lot 55 on Tax Assessor's Plat 107SW.

Petition Of: Aquidneck Group, LLC- 217 W. Central St.- Natick, MA- (owner)-Christine Dimestico- Sign Design (applicant)- for a Special Use Permit from Sections 1211 Table 12-4 - To allow the replacement of a 7.75 sq. ft. sign with an 18.9 sq. ft. internally illuminated channel letter sign. Said real estate located at 99 East Main Rd. (CVS) and further identified as Lot 106 on Tax Assessor's Plat 107SE

Petition Of: Atlantic Beach Suites, LLC- 53 Purgatory Rd.- Middletown, RI- (owner)- by their attorney David P. Martland, Esq.- for a Special Use Permit from Sections 603 & 1400 et seq - To allow a 40' x 48' one-story addition above the existing pool area to be utilized as a function/breakfast room facility for guests. Said real estate located at 28 Aquidneck Ave. and further identified as Lot 59 on Tax Assessor's Plat 116NW.

Petition Of: Thomas & Barbara A. Moloney- 221 Tuckerman Ave.- Middletown, RI- (owners)- by their attorney MaryJo Carr, Esq.- 47 Long Wharf Mall- Newport, RI- for a Variance from Sections 603, 701 & 803G To construct a 2 story addition and porch with a front yard setback of 15'-8" on Tuckerman Ave and a 4' setback on Shore Drive where 25' is required resulting in an increase in lot coverage from

31.3% to 40.2% where 25% is allowed and a height of 38'-6" where 35' is allowed. Said real estate located at 221 Tuckerman Ave. and further identified as Lot 33 on Tax Assessor's Plat 116SE.

Lucy R. Levada

Secretary

THIS ASSEMBLY IS OPEN TO THE PUBLIC

“ This meeting location is accessible to the handicapped. Individuals requiring interpreter services for the hearing-impaired should notify the Town Clerk's Office at 847-0009, not less than 48 hours before the meeting.”